

MINUTES OF REGULAR MEETING
SUGAR CITY COUNCIL
THURSDAY, MARCH 23, 2017

Presiding: Mayor David D. Ogden
Meeting Convened at 6:30 p.m.
Prayer: Bruce Arnell
Pledge of Allegiance

Present: Mayor David D. Ogden; Clerk-Treasurer Wendy McLaughlin; Councilmen Bruce Arnell, Bruce King, Matt Garner, and Joe Cherrington; City Public Works Director Zane Baler; City Building Inspector Cliff Morris; Chairman Brent Barrus of the Planning and Zoning Commission and Vice Chairman Dave Thompson of the Planning and Zoning Commission; PSI Waste Systems Mike Doyle and Jeremy Harris; Forsgren Associates Kylie Anderson; Sugar 6th Ward Scout Troop #254 Amy Christear, Alex Christear, Easten Hatch, and Casey Ashcraft.

Mayor Ogden asked if there were any corrections to the minutes of the regular meeting held on March 9, 2017. Each councilman had a copy of the minutes prior to the meeting. It was moved by Councilman Garner and seconded by Councilman King to accept the minutes with changes to the Planning and Zoning report on the Impact Area to revise the use of the word “annexing” to “extending the area of impact” and Parkinson’s Findings of Fact to revise the word “recommended” to “supported” a seal hardening process; motion carried.

PLANNING AND ZONING COMMISSION REPORT: Chairman Brent Barrus reported on items of business:

Mike Stears Public Hearing and Recommendation Report: The Planning and Zoning Commission voted unanimously to recommend a zone change to Multiple Use 2 (MU2) for Mike Stears’ 4-plex project.

Old Farm Estates Public Hearing Date Set Update: The Commission set Thursday, April 6, 2017 for a public hearing on applications for zone changes and a preliminary plat in Division #3 of the Old Farm Estates development project.

Impact Area Update: Commissioner Barrus reported that most of those surveyed in the Salem area would rather be a part of the Sugar City’s impact area than Rexburg’s. The area is within the Sugar Salem School District and the Sugar City Stake. However, few residents are ready to be annexed into a city.

The Commission must recommend zones as the impact area expands. Residents have suggested commercial or industrial for the area next to Highway 20. A meeting will be set up in May with Madison County and the City of Rexburg for the proposed expansion.

Land Use Title 9 Revisions Update: The Commission is ready to meet with the council in a public work meeting to finish the revisions.

MIKE STEARS ZONE CHANGE RECOMMENDATION AND POSSIBLE ADOPTION:

The council adopted the Planning and Zoning’s recommendation and the Findings of Fact to change the zone. The lot has been vacant for several years and most of the council wants to see the lot developed and made useful. Councilman King abstained from voting because the new

zone is inconsistent with residential neighborhoods, and did not want to vote against growth and improvement. New restaurants are typically difficult to start and remain in business. The apartments may help the development along.

MOTION: It was moved by Councilman Arnell and seconded by Councilman Cherrington to adopt the Findings of Fact; motion carried.

ORDINANCE NO. 325_2017 (Amending the Zoning Map for Mike Stears 4-Plexes):

Ordinance No. 325_2017 was introduced and read by title only by Councilman Cherrington entitled:

“AN ORDINANCE AMENDING THE ZONING MAP TO REZONE CERTAIN LANDS WITHIN THE CITY OF SUGAR CITY AS MULTIPLE USE2, “MU2”, UNDER THE CITY’S ZONING ORDINANCE; AMENDING AND REVISING THE CITY’S OFFICIAL ZONING MAP TO REFLECT THIS CHANGE; AND PROVIDING WHEN THIS ORDINANCE SHALL BECOME EFFECTIVE.”

It was moved by Councilman Cherrington and seconded by Councilman Garner to waive reading of the ordinance on three different days and to place it upon its final passage. Thereupon the clerk called roll upon the motion.

Those voting aye: Councilman Garner, Cherrington, and Arnell.

Those voting nay: None

Councilman King abstained

Thereupon, the mayor declared that the motion, having been passed by not less than two-thirds of the council, had been duly carried. It was moved by Councilman Cherrington and seconded by Councilman Garner to adopt this ordinance. Thereupon, the clerk called roll upon the motion:

Those voting aye: Councilman Garner, Cherrington, and Arnell.

Those voting nay: None

Councilman King abstained

Ordinance No. 325_2017 was thereupon declared by the mayor to have been duly passed by not less than two-thirds of the council. The clerk will publish Ordinance No. 325_2017 in summary or full immediately in at least one issue of the *Standard Journal*, a newspaper published in the city of Rexburg, Madison County, Idaho.

PSI ENVIRONMENTAL WASTE CONNECTIONS COMPANY: Mike Doyle, district manager of PSI, asked the city for a rate increase of about 3% to help with increasing operating costs. The city will consider the increase for their 2018 budget year.

PSI is planning on bringing in several garbage cans to set around town for the eclipse in August.

MAYOR'S BUSINESS:

Eclipse Report: Several meetings have already been held to prepare for the eclipse on Monday, August 21, 2017. Vendor stations are planned for in both Heritage and Smith Parks. Information and applications will be available on the city's website. RV parking applications will be available through Rexburg's eclipse website. Traffic, emergency and parking needs are all being considered as committees meet. Madison County sheriff's department will plan egress and ingress traffic routes for the city. Extra fire and emergency personnel will be on hand.

Graffiti Update: The mayor reported there are 2-3 suspects that the sheriff's office is looking at. Mont Merrill former mayor of Sugar City has donated \$500 for a reward for the arrest and conviction of the perpetrators. The city will also match the \$500. Graffiti was found throughout the city.

Old Farm Estates Development Grant Update: Mayor reported that the grant application for the Old Farm Estates development is cancelled. The assisted living center that was needed for the grant backed out at the last minute.

Sewer Study Engineering Services Report: Forsgren and Associates was chosen to complete a sewer study for Rexburg. The cost will be divided between the City of Rexburg, Sugar City, Old Farm Estates, and River Bend Ranch. Impact on the sewer line will dictate the cost to each.

JUNIOR HIGH EXPANSION AND ABANDONMENT OF NORTH CUTLER:

Superintendent Alan Dunn approached the city about abandoning North Cutler road for the new junior high expansion. North Cutler divides the schools properties. The council recommended a town hall meeting to inform the public and receive input before they make a decision. Mayor Ogden will talk to Mr. Dunn about the idea.

BALLOT INITIATIVE BOND: Forsgren's water study shows it could cost the city as much as 3.3 million to install a new water system that the city needs just to meet its current demands. The cost also includes a secondary water system which would help on water shortages and calls. The ballot initiative and bond will be on November's election ballot for citizens to vote on. Forsgren's study shows a net impact of \$250,000 less if a secondary water system was not added. The council asked that a fee range for the system be noted on the ballot rather than a set fee as mentioned in the study.

The mayor also asked the council to consider an income survey be done of the city to help qualify for a grant which could reduce the cost by \$500,000. The grant helps municipalities that meet low-to-middle income (LMI) standards of 50% of the population. Sugar City qualified for the LMI several years ago. The council discussed other ways to survey the city but in order use the survey results on other official projects it needs to be done professionally. Cost of the survey will be about \$5,000. The council would like assurance that the results of the study could be used for at least five years. The study will help evaluate the best financial avenue for the city.

MOTION: It was moved by Councilman Garner and seconded by Councilman Arnell to approve the income study by the Economic Development Company and to find out how long the study is good for; motion carried.

OLD FARM ESTATES SUMP: Jeff and Ryan Lerwill, developers of Old Farm Estates, have set aside an area near the canal at the southern edge of Division #3 to use as a water recharge or

sump area to irrigate from. The city has enough shares but does not have the approval of the Teton Island Canal Company. The sump area would not dry out even if the canal does which could help the city against drought conditions.

2017 ARBOR DAY PROCLAMATION: It was moved by Councilman Cherrington and seconded by Councilman ? to adopt the Arbor Day Proclamation and date; motion carried. Friday, May 12, 2017 is the day set aside for the Arbor Day celebration.

IDAHO TRANSPORTATION DEPARTMENT SPECIAL USE ISSUANCE

AGREEMENT: The mayor introduced a resolution to approve a special permit issuance agreement with the Idaho Transportation Department (ITD) to allow the issuance of permits by ITD for over legal size or weight vehicles operating on local highways and designated by the city. The council did not adopt the resolution because they felt it was already taken care of.

SUGAR CITY HALL OUTSIDE PAINTING: The mayor would like to paint the outside of city hall so that it all matches for the upcoming eclipse. The city was planning on doing the painting but the council asked that it be done professionally.

DEPARTMENT REPORTS:

COUNCILMAN KING: The Tree and Beautification Committee met and have given a list of possible couples who would serve on the committee. The mayor will call them.

COUNCILMAN CHERRINGTON:

Teton Dam Marathon: Mr. Cherrington reported that the Teton Dam Marathon is planned for Saturday, June 3, 2017. He volunteered to have the city man three additional watering stations in and around the city. 57 volunteers are needed. There will be half, full and kids marathon races.

Easter Egg Hunt: The Easter Egg Hunt will be held on Saturday, April 15, 2017 at 10:00 a.m. sharp. The scouts will help with the eggs. Jason Ricks would also like to be involved.

COUNCILMAN ARNELL: Councilman Arnell asked the mayor to email pertinent information to the council as he gets it.

COUNCILMAN GARNER: Councilman Garner reported there are several pot holes on South Teton that need attention.

Meeting adjourned at 9:00 p.m.

Signed: _____
David D. Ogden, Mayor

Attested: _____
Wendy McLaughlin, Clerk-Treasurer